

**MINUTES**  
**HUNTINGTON BEACH OFFICE OF THE ZONING ADMINISTRATOR**  
**Room B-8 - Civic Center**  
**2000 Main Street**  
**Huntington Beach California**

**WEDNESDAY, APRIL 9, 2008 - 1:30 P.M.**

**ZONING ADMINISTRATOR:** Ricky Ramos, Acting

**STAFF MEMBER:** Tess Nguyen, Rami Talleh, Pamela Avila (recording secretary)

**MINUTES:** **NONE**

**ORAL COMMUNICATION:** **NONE**

**ITEM 1: CONDITIONAL USE PERMIT NO. 2007-047 (RALPH'S RECYCLING CENTER - CONTINUED FROM THE MARCH 12, 2008 MEETING)**

APPLICANT: Robert Martinez, Sloan Vazquez, LLC, 1231 East Dyer Road, Suite 225, Santa Ana, CA 92705

PROPERTY OWNER: Western Realty, 2760 E. Spring St., Suite 200, Long Beach, CA 90806

REQUEST: To permit the establishment of a portable recycling center as an accessory use within an existing commercial shopping center parking lot.

LOCATION: 10081 Adams Avenue, 92646 (Northeast corner of Brookhurst St. and Adams Ave. – Beachmont Plaza)

PROJECT PLANNER: Jill Arabe

Rami Talleh, Zoning Administrator Liaison, stated staff's recommendation to continue the item to April 30, 2008 at the applicant's request.

**AS THERE WERE NO PERSONS PRESENT TO SPEAK FOR OR AGAINST THE REQUEST THE PUBLIC HEARING WAS NOT OPENED.**

**CONDITIONAL USE PERMIT NO. 2007-047 WAS CONTINUED TO THE APRIL 30, 2008 MEETING AT THE APPLICANT'S REQUEST.**

**ITEM 2: CONDITIONAL USE PERMIT NO. 2008-002 (HUNTINGTON PACIFICA PARKING REDUCTION – CONTINUED FROM THE MARCH 26, 2008 MEETING)**

APPLICANT: Jeff Packard, Sapetto Group, Inc., 2 Park Plaza, Suite 735, Irvine, CA 92614  
PROPERTY OWNER: David Steven, Huntington-Monterey, LLC, 25821 Paseo Real, Monterey, CA 93940  
REQUEST: To permit a 34-space parking reduction based on a parking demand analysis and a transportation demand management plan. The reduction in parking is requested to permit the conversion of 10,934 sq. ft. of general office space to medical office use within an existing 41,950 sq. ft. office building.  
LOCATION: 18377 Beach Boulevard, 92648 (west side of Beach Boulevard, north of Ellis Avenue)  
PROJECT PLANNER: Tess Nguyen

Tess Nguyen, Associate Planner, stated staff's recommendation to continue the item to a date uncertain at the applicant's request.

**AS THERE WERE NO PERSONS PRESENT TO SPEAK FOR OR AGAINST THE REQUEST THE PUBLIC HEARING WAS NOT OPENED.**

**CONDITIONAL USE PERMIT NO. 2008-002 WAS CONTINUED TO A DATE UNCERTAIN AT THE APPLICANT'S REQUEST WITH RE-NOTIFICATION.**

**THE MEETING WAS ADJOURNED AT 1:33 PM TO THE NEXT REGULARLY SCHEDULED MEETING ON WEDNESDAY, APRIL 16, 2008 AT 1:30 PM.**

  
Ricky Ramos  
Acting Zoning Administrator

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